

IN RE: PETITION FOR SPECIAL EXCEPTION
N/S Old Court Road, 2400' +/-
E of Granite Road
2nd Election District
2nd Councilmanic District
Hamilton A. Hall, Jr., et al
Petitioners

* BEFORE THE
* ZONING COMMISSIONER
* OF BALTIMORE COUNTY
* Case No. 89-169-X

FINDINGS OF FACT AND CONCLUSIONS OF LAW

The Petitioners herein request a special exception to use the subject property for wireless transmitting and receiving facilities (underwater sonar testing), including the use of a trailer during testing periods, all as more particularly described in Petitioner's Exhibits 1 and 5.

The Petitioners, by Hamilton A. Hall, Jr., Legal Property Owner, and George Mickolite and Bill Retell with the Martin Marietta Corporation, Lessee of the subject property, appeared, testified and were represented by F. Barry Hennegan, Esquire. Also appearing on behalf of the Petition was Howard C. Shanklin, an adjacent property owner, and Kathleen S. Skullney of the Greater Patapsco Community Association. There were no Protestants.

Testimony indicated that the subject property is located off of Old Court Road, consists of 37 acres, plus or minus, and is zoned R.C. 2. Petitioners' Counsel testified that Petitioners have entered into a lease agreement with the Martin Marietta Corporation which proposes to establish a wireless transmitting and receiving underwater sonar testing facility on the subject property. Testimony indicated that the proposed facility will transmit and receive underwater sonar signals within a pond located on the subject property. The purpose of the proposed facility is to test underwater sonar equipment for the United States Navy in conjunction with con-

tracts for military research and development issued and anticipated to be issued by the United States Navy to the Martin Marietta Corporation. Both Mr. Mickolite and Mr. Retell testified that they are the project managers for this endeavor and are responsible for the development of the subject property and the research projects that will take place thereon. There was extensive testimony provided by both Mr. Mickolite and Mr. Retell as to the requirements set forth in Section 502.1 that all such requirements would be met by this project, and that there would be no detriment to the health, safety and general welfare of the surrounding community. Testimony indicated that there will be no special energy generated equipment located at the site. That all of the power to be supplied to this project will be provided by ordinary utility lines to be constructed in accordance with standard procedure. There will be no toxic chemicals or acids stored or used on the property beyond those normally associated with any outdoor research operation such as gasoline and oil for the power boat, etc. There will be no nuclear or radio-active materials used at this site.

Testimony indicated that the sonar transmitting equipment generates a sound that will be in the audible range and therefore detectable by humans in the immediate proximity to the pond. Testimony indicated that such transmissions will not emanate beyond the site and will not be detectable on off-site properties. It is not anticipated that the average person would even be able to hear these sounds emanating from the site beyond the fenced area as shown in Petitioner's Exhibit 5. Testimony indicated that Petitioner's Exhibit 1 is an enlarged version of Petitioners Exhibit 5, the site plan for the subject property, and that both Exhibits accurately portray the subject property and the improvements planned within the fenced area. The entrance road to the property will be constructed in

accordance with the Department of Environmental Protection and Resource Management requirements, and that all improvements on the property will be constructed in accordance with all Baltimore County Building Code requirements.

Testimony indicated the floating structure will have a general appearance such as that depicted in Petitioner's Exhibit 2, a similar facility near Washington, D.C. A pier will be constructed over the existing pond, which is a former stone quarry that is no longer operable, and a pre-fabricated building will be constructed on the pier. The proposed building is required to protect the research personnel and equipment used during testing periods. There will be a small boat for use by the research personnel to move the underwater equipment and microphone around in the pond. The electronics equipment that will be used is not considered hazardous to the health, safety or general welfare of the public. There will be a gate at the entrance to the site on Old Court Road, and another gate at the fenced portion of the subject property. The panhandle section leading from Old Court Road to the subject site will not be fenced but is shown with clear coordinates on Petitioner's Exhibit 5. There will be lights on the fenced-in portion of the property to allow after-dark work; however, the lights will be extinguished when the site is not in use. There does not appear to be any residential neighbors who will be affected by the lights.

The proposed project is expected to require between two and six employees on any given day during normal business working hours, although in some instances, there may be times when personnel will be working as late as 7:00 PM or 8:00 PM. Testimony indicated a Monday through Friday work schedule will be in effect as the project is not expected to be a

seven-day operation. There shall be no septic system established on the site and no well. All water will be brought onto the site and all sewage and waste products will be disposed of in an appropriate manner by Petitioner. All trash and garbage will be removed from the site. There will be no residential occupation on-site and the improvements will not be equipped with any living quarters. The proposed trailer is purely an office trailer and is a permitted use in accordance with Section 415.2 of the Baltimore County Zoning Regulations (B.C.Z.R.). The intended use of the trailer is clearly within the spirit and intent of this regulation and is thereby permitted. A copy of the improvements to the parking area and the necessary physical alterations which will be required to locate the trailer on the site are clearly depicted in Petitioner's Exhibit 4. Petitioner's Exhibit 3 is a photograph of a type of sending and receiving device. The actual transmitting and receiving device to be used at this site will be determined as the project develops. This being the purpose of research. All improvements including the pier, the building on the pier, and the trailer are to be removed at the conclusion of this project. The concrete ramp, the gates, the fenced area, and entrance road, however, will remain. It is unclear at this time whether the lights will be removed, although there is no reason to require that they be removed provided they are extinguished.

Mr. Shanklin, who lives directly across from the subject site on Old Court Road, is the nearest residential property owner. He testified in support of Petitioner's proposal and indicated he has no objections to the project proposed.

Ms. Skullney testified in support of the request and indicated her Association has no objections to the proposed facility. Both Ms.

Skullney and Mr. Shanklin testified in support of the project and fully understood the use proposed for the subject property.

Petitioner's seek relief from Section 502.1 of the Baltimore County Zoning Regulations (B.C.Z.R.).

It is clear that the B.C.Z.R. permits the use proposed in a R.C.2 zone by special exception. It is equally clear that the proposed use would not be detrimental to the primary uses in the vicinity. Therefore, it must be determined if the conditions as delineated in Section 502.1 are satisfied.

The Petitioners had the burden of adducing testimony and evidence which would show that the proposed use met the prescribed standards and requirements set forth in Section 502.1 of the B.C.Z.R. The Petitioners have shown that the proposed use would be conducted without real detriment to the neighborhood and would not adversely affect the public interest. The facts and circumstances do not show that the proposed use at the particular location described by Petitioner's Exhibits 1 and 5 would have any adverse impact above and beyond that inherently associated with such a special exception use, irrespective of its location within the zone. Schultz v. Pritts, 432 A.2d 1319 (1981).

The proposed use will not be detrimental to the health, safety, or general welfare of the locality, nor tend to create congestion in roads, streets, or alleys therein, nor be inconsistent with the purposes of the property's zoning classification, nor in any other way be inconsistent with the spirit and intent of the B.C.Z.R.

After reviewing all of the testimony and evidence presented, all of which was uncontradicted, it appears that the special exception should be granted with certain restrictions as more fully described below.

Pursuant to the advertisement, posting of the property, and public hearing on this Petition held, and for the reasons given above, the relief requested in the special exception should be granted.

THEREFORE, IT IS ORDERED by the Zoning Commissioner for Baltimore County this 11th day of November, 1988 that the Petition for Special Exception to use the subject property for wireless transmitting and/or receiving facilities (underwater sonar testing), including the use of a trailer during testing periods, all as more particularly described in Petitioner's Exhibits 1 and 5, be and is hereby GRANTED, subject, however, to the following restrictions, which are conditions precedent to the relief granted:

- 1) The Petitioner may apply for his building permit and be granted same upon receipt of this Order; however, Petitioner is hereby made aware that proceeding at this time is at his own risk until such time as the 30-day appellate process from this Order has expired. If, for whatever reason, this Order is reversed, the Petitioner would be required to return, and be responsible for returning, said property to its original condition.
- 2) The special exception granted herein is limited to the area covered by the lease agreement as shown on Petitioner's Exhibit 5 and as more specifically outlined in Petitioner's Exhibit 1.
- 3) All lighting for the subject project shall be extinguished when the site is not in use. The site shall not be used during the hours of 1:00 AM through 5:00 AM.
- 4) Both the gate at the entrance to the property from Old Court Road and the gate at the entrance to the testing pond shall be locked and secured at all times the site is not in use.
- 5) The proposed pier, floating building, and trailer shall be removed from the subject property within six (6) months after completion of the project, or at such time as Martin Marietta has no further interest in the subject site.

- 6) All trash and debris shall be removed from the site and no pollutants shall be discharged into the natural environment.
- 7) No septic system shall be established on the site.

J. Robert Haines
J. ROBERT HAINES
Zoning Commissioner
for Baltimore County

JRH:bjs

DESCRIPTION FOR SPECIAL EXCEPTION FOR WIRELESS TRANSMITTING AND RECEIVING (UNDERWATER SONAR TESTING).

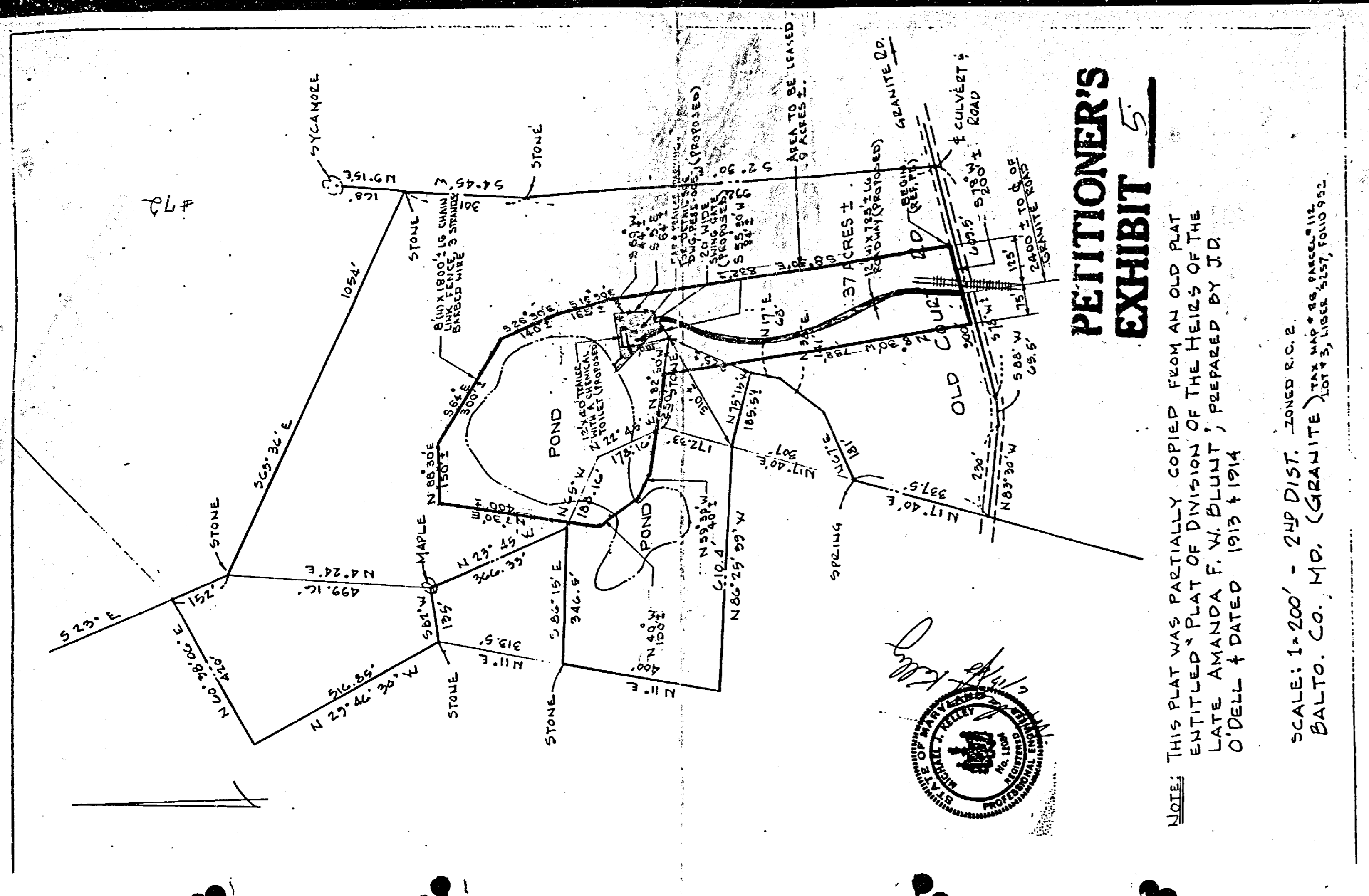
START AT THE POINT INDICATED AS "BEGIN" ON THE PLAT, AND IN CLOCKWISE DIRECTION FOLLOW ELEVEN (11) COURSES OF DISTANCES AND BEARINGS AS FOLLOWS:

BEARING	DISTANCE
S 78° W	200'±
N 8° 30' W	758'±
N 82° 30' W	250'±
N 59° 39' W	40'±
N 40° W	100'±
N 7° 30' E	400'±
N 88° 30' E	150'±
S 64° E	300'±
S 26° 30' E	140'±
S 16° 30' E	165'±
S 8° 30' E	832'±

NOTE: ALL ABOVE BEARINGS ARE ESTABLISHED FROM THE CO-ORDINATES TAKEN FROM THE ORIGINAL GRID (SCALE 1" = 200').

Distances may vary slightly due to topography.

J. JOGANI
08/02/88



Baltimore County
Zoning Commissioner
Office of Planning & Zoning
Towson, Maryland 21204
J. Robert Haines
Zoning Commissioner

November 28, 1988

F. Barry Hennegan, Esquire
103 Chesapeake Park Plaza
Baltimore, Maryland 21220

RE: PETITION FOR SPECIAL EXCEPTION
N/S Old Court Road, 2400' +/- E of Granite Road
2nd Election District - 2nd Councilmanic District
Hamilton A. Hall, Jr., et al - Petitioners
Case No. 89-169-X

Dear Mr. Hennegan:

Enclosed please find a copy of the decision rendered in the above-captioned matter. The Petition for Special Exception has been granted in accordance with the attached Order.

In the event any party finds the decision rendered is unfavorable, any party may file an appeal to the County Board of Appeals within thirty (30) days of the date of this Order. For further information on filing an appeal, please contact Ms. Charlotte Radcliffe at 494-3391.

Very truly yours,
J. Robert Haines
Zoning Commissioner
for Baltimore County

JRH:bjs

cc: Ms. Kathleen S. Skulley
Greater Patapsco Community Assoc.
P.O. Box 31, Granite/Woodstock, Md. 21163

Mr. Howard C. Shanklin
2761 Melrose Avenue, Woodstock, Md. 21163

Mr. George Mickolite
426 Hardin Drive, Joppa, Md. 21085

People's Counsel

File

#72

PETITION FOR SPECIAL EXCEPTION

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY: 89-169-X

The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Special Exception under the Zoning Law and Zoning Regulations of Baltimore County, to use the herein described property for WIRELESS TRANSMITTING OR RECEIVING FACILITIES AS PRINCIPAL USES pursuant to Section 1A01.2C.23. (Underwater sonar testing), inclusive of use of a trailer during testing period, Section 415.2.

Property is to be posted and advertised as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of above Special Exception advertising, posting, etc., within 10 days of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.

LESSEES:

Martin Marietta Corporation
(Type or Print Name)
Signature: [Signature]
Address: 103 Chesapeake Park Plaza
City and State: BALTO. MD

Legal Owner(s):
Hamilton A. Hall, Jr.
Jacqueline B. Hall
(Type or Print Name)
Signature: [Signature]
Address: 103 Chesapeake Park Plaza
City and State: BALTO. MD

Attorney for Petitioner:
F. Barry Hennegan
(Type or Print Name)
Signature: [Signature]
Address: 103 Chesapeake Park Plaza
City and State: BALTO. MD

C/o Hamilton A. Hall, Jr. (h) 933-6311
3204 Dummell Lane (w) 236-1083
Address: Kensington, MD 20895
City and State: BALTO. MD

Name, address and phone number of legal owner, contract purchaser or representative to be contacted:
F. Barry Hennegan
103 Chesapeake Park Plaza
Baltimore, Maryland 21220 682-1433
Address: BALTO. MD
City and State: BALTO. MD

Attorney's Telephone No.: 682-1433

ORDERED By The Zoning Commissioner of Baltimore County, this 31st day of August, 1988, that the subject matter of this petition be advertised, as required by the Zoning Law of Baltimore County, in two newspapers of general circulation throughout Baltimore County, that property be posted, and that the public hearing be had before the Zoning Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the 4th day of November, 1988, at 10:30 o'clock a.m.

J. Robert Haines
Zoning Commissioner of Baltimore County

RE: PETITION FOR SPECIAL EXCEPTION : BEFORE THE ZONING COMMISSIONER
N/S Old Court Rd., 2400' E.
Granite Rd., 2nd Election Dist.:
2nd Councilmanic Dist.

HAMILTON A. HALL, JR., et al., : Case No. 89-169-X
Petitioners

ENTRY OF APPEARANCE

Please enter the appearance of the People's Counsel in the above-captioned matter. Notices should be sent of any hearing dates or other proceedings in this matter and of the passage of any preliminary or final Order.

Phyllis Cole Friedman
Phyllis Cole Friedman
People's Counsel for Baltimore County

Peter Max Zimmerman
Peter Max Zimmerman
Deputy People's Counsel
Room 304, County Office Building
Towson, Maryland 21204
494-2188

I HEREBY CERTIFY that on this 24th day of October, 1988, a copy of the foregoing Entry of Appearance was mailed to F. Barry Hennegan, Esquire, 103 Chesapeake Park Plaza, Baltimore, MD 21220, Attorney for Petitioners and Lessees, Martin Marietta Corporation.

Peter Max Zimmerman
Peter Max Zimmerman

NOTICE OF HEARING

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, hereby gives notice that a public hearing will be held on the following date and at the following location:

DATE: Friday, November 4, 1988, 10:30 a.m.
LOCATION: Room 106, County Office Building, Towson, Maryland 21204

RE: PETITION FOR SPECIAL EXCEPTION
N/S Old Court Road, 2400' E. of Granite Road
2nd Election District - 2nd Councilmanic District
Hamilton A. Hall, Jr., et al.

THE ZONING COMMISSIONER OF BALTIMORE COUNTY

PAPERS OF MARYLAND, INC.

Md., Oct. 12, 1988

annexed Reg. #2035A... P.O. #05174

successive weeks/days previous

ber... 1988... in the

s, a daily newspaper published

minster, Carroll County, Maryland.

a weekly newspaper published

in Baltimore County, Maryland.

a weekly newspaper published

in Baltimore County, Maryland.

PAPERS OF MARYLAND, INC.

CERTIFICATE OF PUBLICATION

TOWSON, MD, Oct. 13, 1988

THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., appearing on Oct. 13, 1988

THE JEFFERSONIAN,

PO#05175
Ref # m20355
Case #45.00 Jeff

S. Zake Orlean
Publisher

CERTIFICATE OF POSTING

89-169-X

ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

District: 2nd

Posted for: Special Exception

Petitioner: Martin Marietta Corporation

Location of property: N/S Old Court Road, 2400' E. Granite Road

Location of Sign: North side of Old Court Road at entrance to subject property

Remarks:

Posted by: J. Robert Haines

Number of Signs: 1

Date of Posting: October 9, 1988

Date of return: October 21, 1988

BALTIMORE COUNTY OFFICE OF PLANNING & ZONING

County Office Building
111 W. Chesapeake Avenue
Towson, Maryland 21204

Your petition has been received and accepted for filing this 31st day of August, 1988.

J. Robert Haines
Zoning Commissioner

Petitioner: Hamilton A. Hall, Jr., et al
Petitioner's Lessee: Martin Marietta Corporation
Attorney: F. Barry Hennegan

Received by: James P. Dyer
Chairman, Zoning Plans
Advisory Committee

Baltimore County
Zoning Commissioner
Office of Planning & Zoning
Towson, Maryland 21204
494-3333

J. Robert Haines
Zoning Commissioner

Mr. Barry Hennegan
Martin Marietta Corporation
103 Chesapeake Park Plaza
Baltimore, Maryland 21220

Re: Petition for Special Exception
CASE NUMBER: 89-169-X
N/S Old Court Road, 2400' E. Granite Road
2nd Election District - 2nd Councilmanic District
Legal Owner(s): Hamilton A. Hall, Jr., et al
Lessee: Martin Marietta Corporation
HEARING SCHEDULED: FRIDAY, NOVEMBER 4, 1988 at 10:30 a.m.

Dear Mr. Hennegan:

Please be advised that \$107.36 is due for advertising and posting of the above-referenced property. All fees must be paid prior to the hearing. Do not remove the sign and post set(s) from the property from the time it is posted by this office until the day of the hearing itself.

THIS FEE MUST BE PAID AND THE ZONING SIGN(S) AND POST(S) RETURNED ON THE DAY OF THE HEARING OR THE ORDER SHALL NOT BE ISSUED.

Please make your check payable to Baltimore County, Maryland and bring it along with the sign(s) and post(s) to the Zoning Office, County Office Building, Room 111, 111 W. Chesapeake Avenue, Towson, Maryland 21204, 15 minutes before the hearing.

BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE-REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT

No. 059041

DATE: 11/4/88 ACCOUNT: R-01-615-000

AMOUNT: \$ 107.36

RECEIVED FROM: Martin Marietta

FOR: Posting and Advertising 111 4188 Hearing

8 8105*****1013613 57.6 89-169-X

VALIDATION OR SIGNATURE OF CASHIER

Baltimore County
Zoning Commissioner
Office of Planning & Zoning
Townson, Maryland 21204
494-3333

September 27, 1988

NOTICE OF HEARING

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County will hold a public hearing on the property identified herein in Room 106 of the County Office Building, located at 111 W. Chesapeake Avenue in Towson, Maryland as follows:

Petition for Special Exception

CASE NUMBER: 88-129-X
NS Old Court Road, 2400' E Granite Road
2nd Election District - 2nd Councilmanic
Legal Owner(s): Hamilton A. Hall, Jr., et al
Lessee: Martin Marietta Corporation
HEARING SCHEDULED: FRIDAY, NOVEMBER 4, 1988 at 10:30 a.m.

Special Exception: Wireless transmitting or receiving facilities as principal uses pursuant to Section 1401.20-23. (Underwater sonar testing), inclusive of use of a trailer during testing period, Section 415.2.

In the event that this Petition is granted, a building permit may be issued within the thirty (30) day appeal period. The Zoning Commissioner will, however, entertain any request for a stay of the issuance of said permit during this period for good cause shown. Such request must be in writing and received in this office by the date of the hearing set above or presented at the hearing.

NOTE:

J. ROBERT HAINES
Zoning Commissioner of
Baltimore County
cc: Hamilton A. Hall, Jr., et al
F. Barry Hennegan
File

IF PHASE II OF THE SNOW EMERGENCY PLAN IS IN EFFECT IN BALTIMORE COUNTY BY 8:30 a.m. ON THE DATE OF THE ABOVE HEARING, SUCH HEARING WILL BE POSTPONED AND TENTATIVELY RESCHEDULED FOR THURSDAY, DECEMBER 22, 1988. PLEASE TELEPHONE DOCKET CLERK (494-3391) TO CONFIRM.

Baltimore County
Fire Department
Townson, Maryland 21204-2536
494-4500

September 12, 1988

J. Robert Haines, Zoning Commissioner
Office of Planning & Zoning
Baltimore County Office Building
Townson, Maryland 21204

Re: Property Owner: Legal Owner: Hamilton A. Hall, Jr., et al
Location: N/S Old Court Road, 2,400' +/- E. of Granite Road
Item No.: 72 Zoning Agenda: Meeting of 8/30/88

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below marked with an "X" are applicable and required to be corrected or incorporated into the final plans for the property.

- () 1. Fire hydrants for the referenced property are required and shall be located at intervals of _____ feet along an approved road in accordance with Baltimore County Standards as published by the Department of Public Works.
- () 2. A second means of vehicle access is required for the site.
- () 3. The vehicle dead end condition shown at _____ EXCEEDS the maximum allowed by the Fire Department.
- () 4. The site shall be made to comply with all applicable parts of the Fire Prevention Code prior to occupancy or beginning of operation.
- () 5. The buildings and structures existing or proposed on the site shall comply with all applicable requirements of the National Fire Protection Association Standard No. 101 "Life Safety Code," 1976 edition prior to occupancy.
- () 6. Site plans are approved, as drawn.
- (x) 7. The Fire Prevention Bureau has no comments at this time.

REVIEWER: *John F. O'Neill*
Special Inspection Division
Fire Prevention Bureau

/s/

BALTIMORE COUNTY DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT

9/31/88
Date

Zoning Commissioner
Office of Planning and Zoning
County Office Building
Townson, Maryland 21204

Zoning Item # 72, Zoning Advisory Committee Meeting of August 29, 1988

Property Owner: *Hamilton A. Hall, Jr., et al*

Location: *N/S Old Court Rd. 2400' +/- E. of Granite Rd. District 2*

Water Supply: *private* Sewage Disposal: *private*

COMMENTS ARE AS FOLLOWS:

- () Prior to approval of a Building Permit for construction, renovation and/or installation of equipment for any existing or proposed food service facility, complete plans and specifications must be submitted to the Plans Review Section, Bureau of Regional Community Services, for final review and approval.
- () Prior to new installation/s of fuel burning equipment, the owner shall contact the Bureau of Air Quality Management, 494-3775, to obtain requirements for such installation/s before work begins.
- () A permit to construct from the Bureau of Air Quality Management is required for such items as spray paint processes, underground gasoline storage tanks (5,000 gallons or more) and any other equipment or process which exhausts into the atmosphere.
- () A permit to construct from the Bureau of Air Quality Management is required for any charbroiler operation which has a total cooking surface area of five (5) square feet or more.
- () Prior to approval of a Building Permit Application for renovations to existing or construction of new health care facilities, complete plans and specifications of the building, food service area and type of equipment to be used for the food service operation must be submitted to the Plans Review and Approval Section, Division of Engineering and Maintenance, State Department of Health and Mental Hygiene for review and approval.
- () Prior to any new construction or substantial alteration of public swimming pool, wading pool, bathhouse, saunas, whirlpools, hot tubs, water and sewerage facilities or other appurtenances pertaining to health and safety; two (2) copies of plans and specifications must be submitted to the Baltimore County Department of Environmental Protection and Resource Management for review and approval. For more complete information, contact the Recreational Hygiene Section, Bureau of Regional Community Services, 494-3811.
- () Prior to approval for a nursery school, owner or applicant must comply with all Baltimore County Regulations. For more complete information, contact the Division of Maternal and Child Health.
- () If lubrication work and oil changes are performed at this location, the method providing for the elimination of waste oil must be in accordance with the State Department of the Environment.
- () Prior to testing of existing structure/s, petitioner must contact the Division of Waste Management at 494-3769, regarding removal and/or disposal of potentially hazardous materials and solid wastes. Petitioner must contact the Bureau of Air Quality Management regarding removal of asbestos, 494-3775.
- () Any abandoned underground storage tanks containing gasoline, waste oil, solvents, etc., must have the contents removed by a licensed hauler and tank removed from the property or properly backfilled. Prior to removal or abandonment, owner must contact the Division of Waste Management at 494-3768.
- () Soil percolation tests, have been _____, must be _____ conducted.
- () Soil percolation test results have expired. Petitioner should contact the Division of Water and Sewer to determine whether additional tests are required.
- () Where water wells are to be used as a source of water supply, a well meeting the minimum Baltimore County Standards must be drilled.
- () In accordance with Section 13-117 of the Baltimore County Code, the water well yield test () shall be valid until () is not acceptable and must be repeated. This must be accomplished prior to conveyance of property and approval of Building Permit Application.
- () Prior to occupancy approval, the potability of the water supply must be verified by collection of bacteriological and chemical water samples.
- () If submission of plans to the County Review Group is required, a Hydrogeological Study and an Environmental Effects Report must be submitted.

Others: *Prior to final approval by this dept, additional information concerning operations associated with trailers other temporary structures and their attending sanitary facilities will be required.*

For further information, contact Mr. Robert Powell of this office at 494-2722.

Karen M. Murray
BUREAU OF WATER QUALITY AND RESOURCE
MANAGEMENT

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

October 24, 1988

COUNTY OFFICE BLDG.
111 W. Chesapeake Ave.
Townson, Maryland 21204
ofo

F. Barry Hennegan, Esquire
103 Chesapeake Park Plaza
Baltimore, Maryland 21220

RE: Item No. 72 - Case No. 89-169-X
Petitioner: Hamilton A. Hall, Jr., et al/Owner
Martin Marietta Corp./Lessee
Petition for Special Exception

Dear Mr. Hennegan:

The Zoning Plans Advisory Committee has reviewed the plans submitted with the above referenced petition. The following comments are not intended to indicate the appropriateness of the zoning action requested, but to assure that all parties are made aware of plans or problems with regard to the development plans that may have a bearing on this case. The Director of Planning may file a written report with the Zoning Commissioner with recommendations as to the suitability of the requested zoning.

Enclosed are all comments submitted from the members of the Committee at this time that offer or request information on your petition. If similar comments from the remaining members are received, I will forward them to you. Otherwise, any comment that is not informative will be placed in the hearing file. This petition was accepted for filing on the date of the enclosed filing certificate and a hearing scheduled accordingly.

Very truly yours,

James E. Dyer
JAMES E. DYER
Chairman
Zoning Plans Advisory Committee

JED:dt



Maryland Department of Transportation
State Highway Administration

Richard H. Trainor
Secretary
Hal Kassoff
Administrator

August 31, 1988

Mr. J. Robert Haines
Zoning Commissioner
County Office Building
Townson, Maryland 21204

Attn: Mr. James Dyer

Re: Baltimore County
Zoning Meeting of 8-31-88
N/S Old Court Road
MD 125, 2400' East of
Granite Road
(Item #72)

Dear Mr. Haines:

After reviewing the submittal for a special exception for wireless transmitting or receiving facilities, we have the following comment.

The plan must be revised to show the construction of SHA type 'A' concrete curb and gutter along the 25' radii with 10' tangent sections on both the east and west sides of the entrance.

The 20' wide swinging gate must be relocated to a distance of 65' from the edge of Old Court Road.

The area within the limits of the entrance must be paved with a suitable sub-base and paving course.

The proposed drainage pipe under the entrance must be removed.

It is requested these revisions be made prior to a hearing date being set.

If you have any questions, please call Larry Brocato of this office.

Very truly yours,

Gregory J. Mills, Jr.
Gregory J. Mills, Jr., Chief
Bureau of Engineering
Access Permits

LB:maw

cc: Martin Marietta Aero & Naval Systems
Mr. J. Ogle

My telephone number is (301) 333-1350

Teletypewriter for Impaired Hearing or Speech
363-7555 Baltimore Metro - 565-0451 D.C. Metro - 1-800-492-5062 Statewide Toll Free
707 North Calvert St., Baltimore, Maryland 21203-0717

RECEIVED
SEP 7 1988

ZONING OFFICE



Maryland Department of Transportation
State Highway Administration

Richard H. Trainor
Secretary
Hal Kassoff
Administrator

September 21, 1988

Re: Baltimore County
Martin Marietta
Corporation
Zoning meeting 8/31/88
N/S Old Court Road
MD 125
2400' east of
Granite Road
Item #72

Dear Mr. Haines:

Subsequent to our letter to you August 31, we were advised that the proposed development will be temporary for approximately one year with an average of two employees per day. With this being the situation, no improvements beyond the paving of the entrance will be required at this time, therefore, it will not be necessary to revise the plan at this time.

John F. O'Neill
John F. O'Neill
Assistant Bureau Chief
Engineering Access Permits

JM/es

cc: Frank Donahue
J. Ogle
L. Brocato

RECEIVED
SEP 23 1988
ZONING OFFICE

My telephone number is (301) 333-1350

Teletypewriter for Impaired Hearing or Speech
363-7555 Baltimore Metro - 565-0451 D.C. Metro - 1-800-492-5062 Statewide Toll Free
707 North Calvert St., Baltimore, Maryland 21203-0717

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

J. Robert Haines
To: Zoning Commissioner

Date: November 3, 1988

Pat Keller, Deputy Director
FROM: Office of Planning and Zoning

Hall/Martin Marietta
SUBJECT: Zoning Petition No. 89-169-X

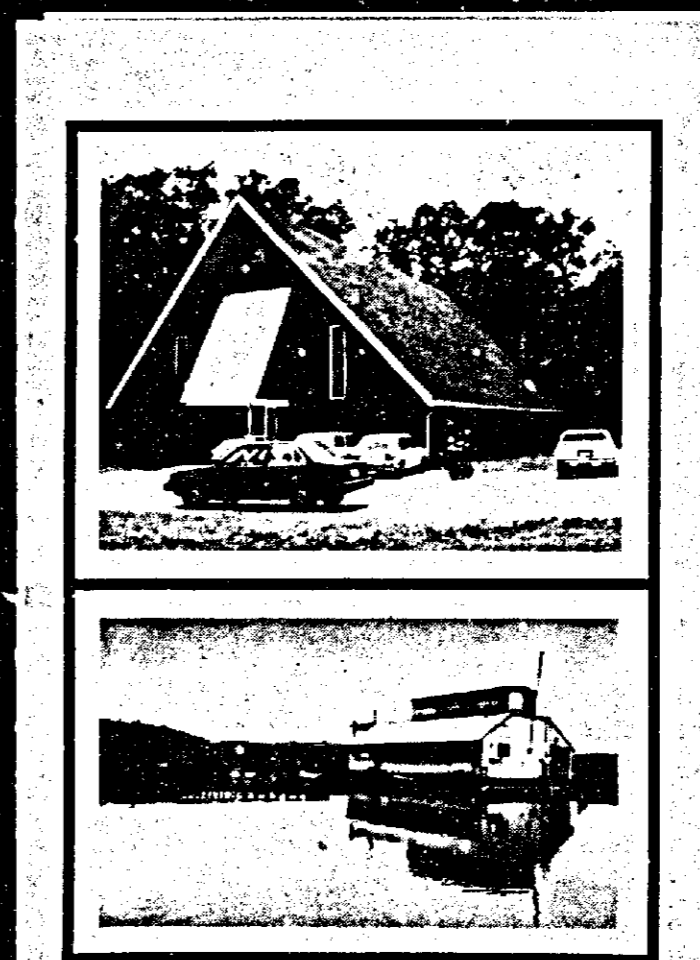
The applicant is requesting a special exception to establish a wireless transmitting or receiving facility as a principle use. In response to this request, staff provides the following information:

- * The applicant is opening the back of a 9 acre leased portion of a 37 acre tract to construct a sonar testing facility. A 12-foot roadway will be improved to the site, and a small area will be graded to allow for the provision of a temporary trailer and requisite parking. The applicant will be installing security fencing around the perimeter of the leased area of the tract.
- * The actual disturbance of the site should be limited. BGE will be providing electricity to and lighting on the site.

Based upon the information provided and analysis conducted, staff recommends approval of the applicant's request subject to the following:

- the special exception shall only apply to the site plan as shown (use, size and location) and will not be uniformly applied to the lot. The special exception will not apply to any substantial deviation from the construction as shown; and
- the lighting shall not intrude into adjoining residences; and
- the County Landscape Planner shall approve the final location of fencing and site disturbance to assure that significant trees are not disturbed; and
- all sanitary devices will be disposed of at a proper facility and not on the site.

FK/es

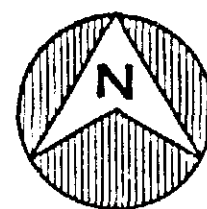


HYDROACOUSTIC MEASUREMENTS FACILITY

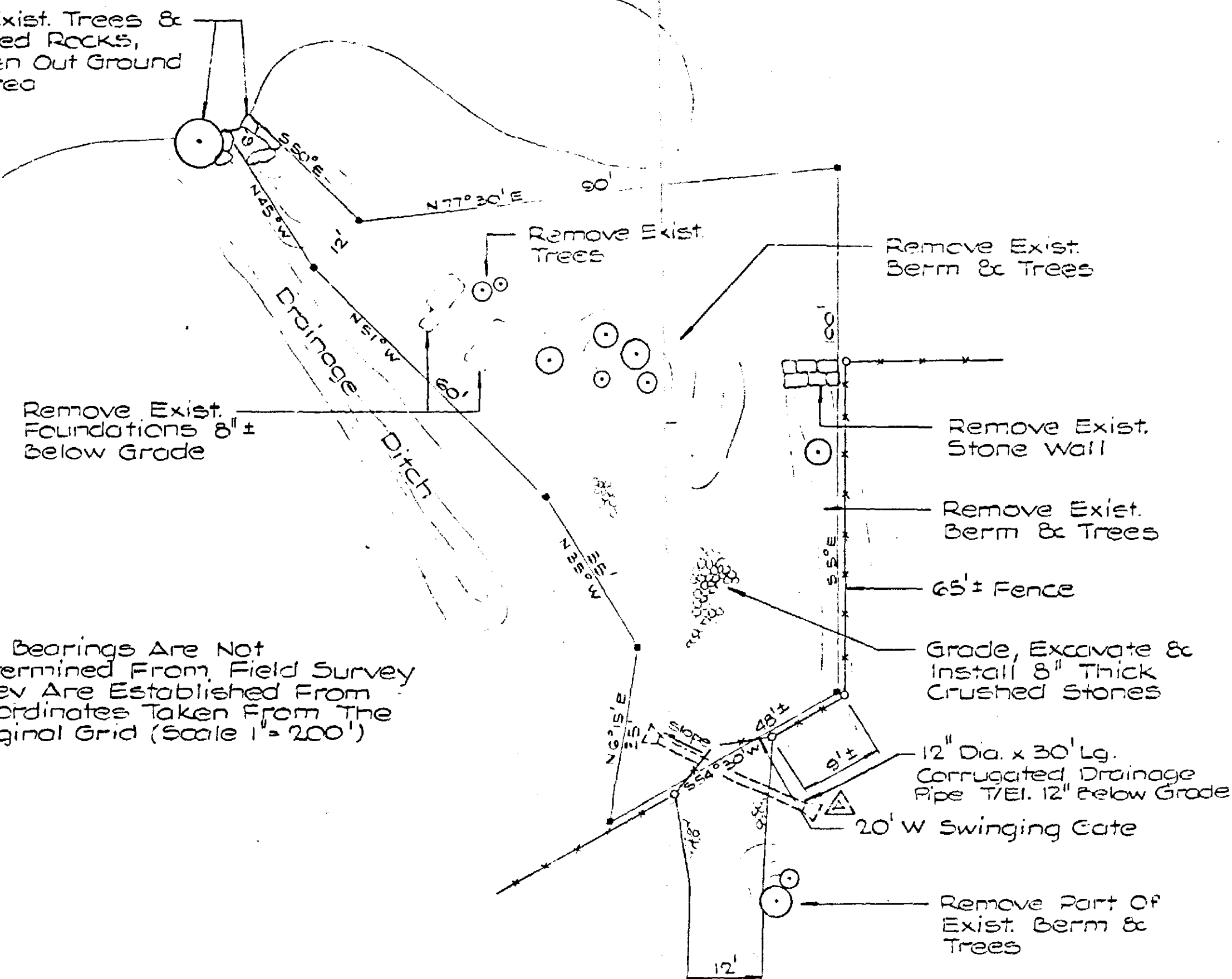
PELTON'S
EXHIBIT 2

Naval Surface Weapons Center
Dahlgren, VA 22446 • White Oak, MD 20910



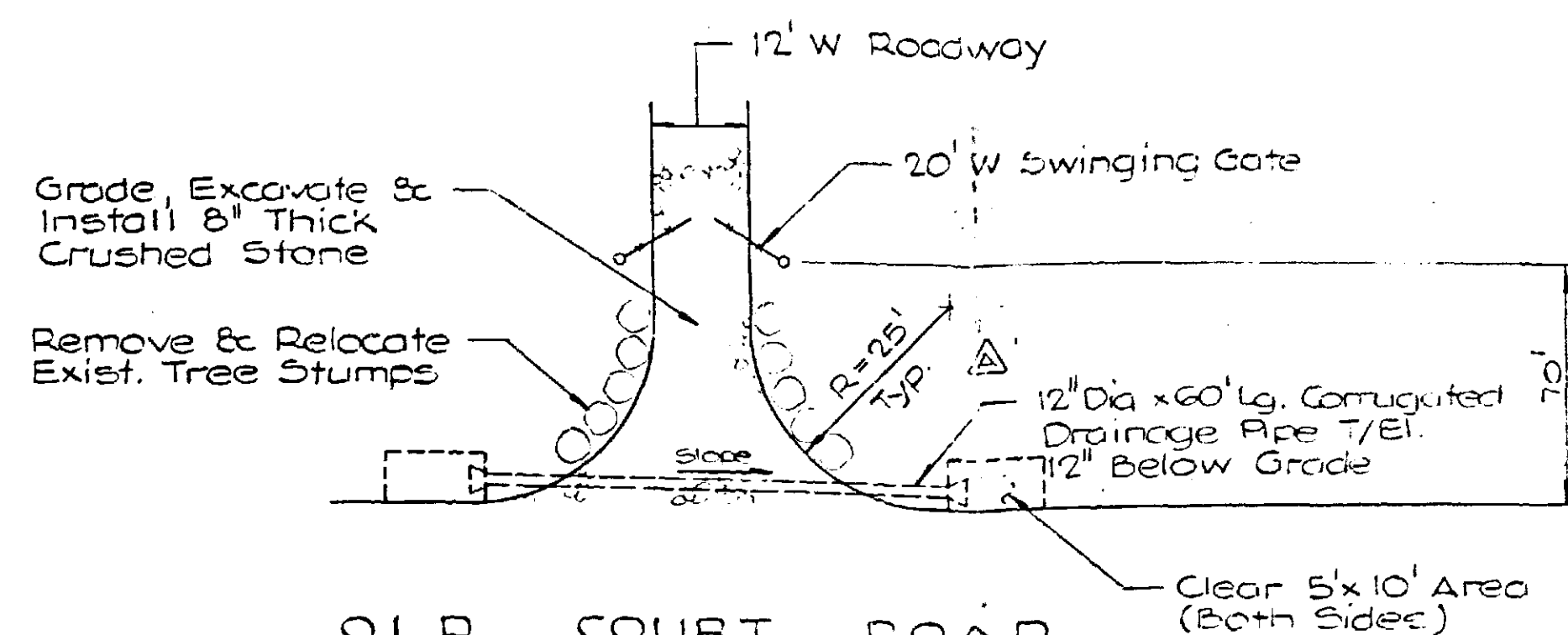


Remove Exist. Trees &
All Exposed Rocks,
And Flatten Out Ground
in This Area



PLAN - CAR & TRAILER PARKING

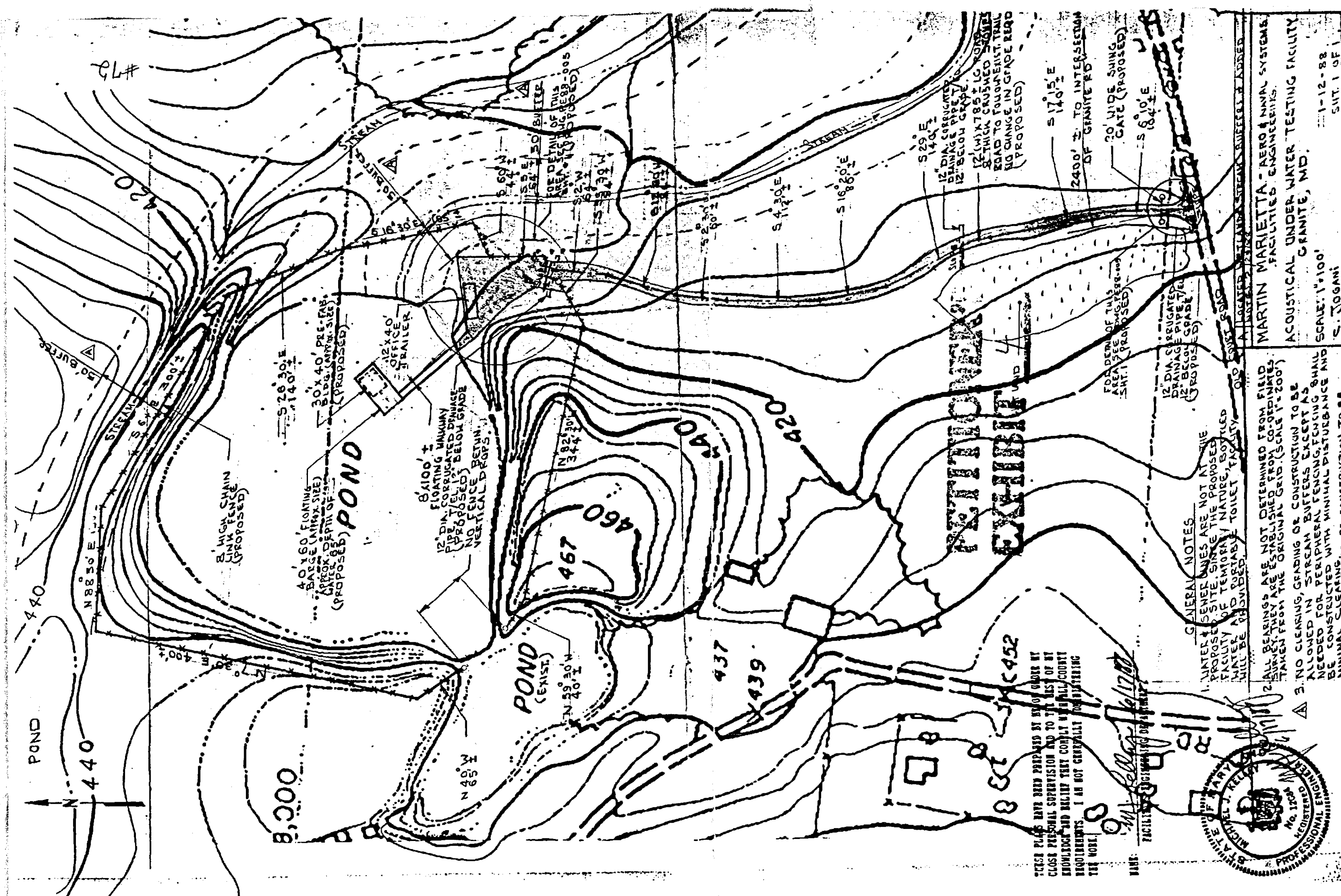
Scale: 1" = 20'



OLD COURT ROAD

PLAN - ENTRANCE

Scale: 1" = 20'



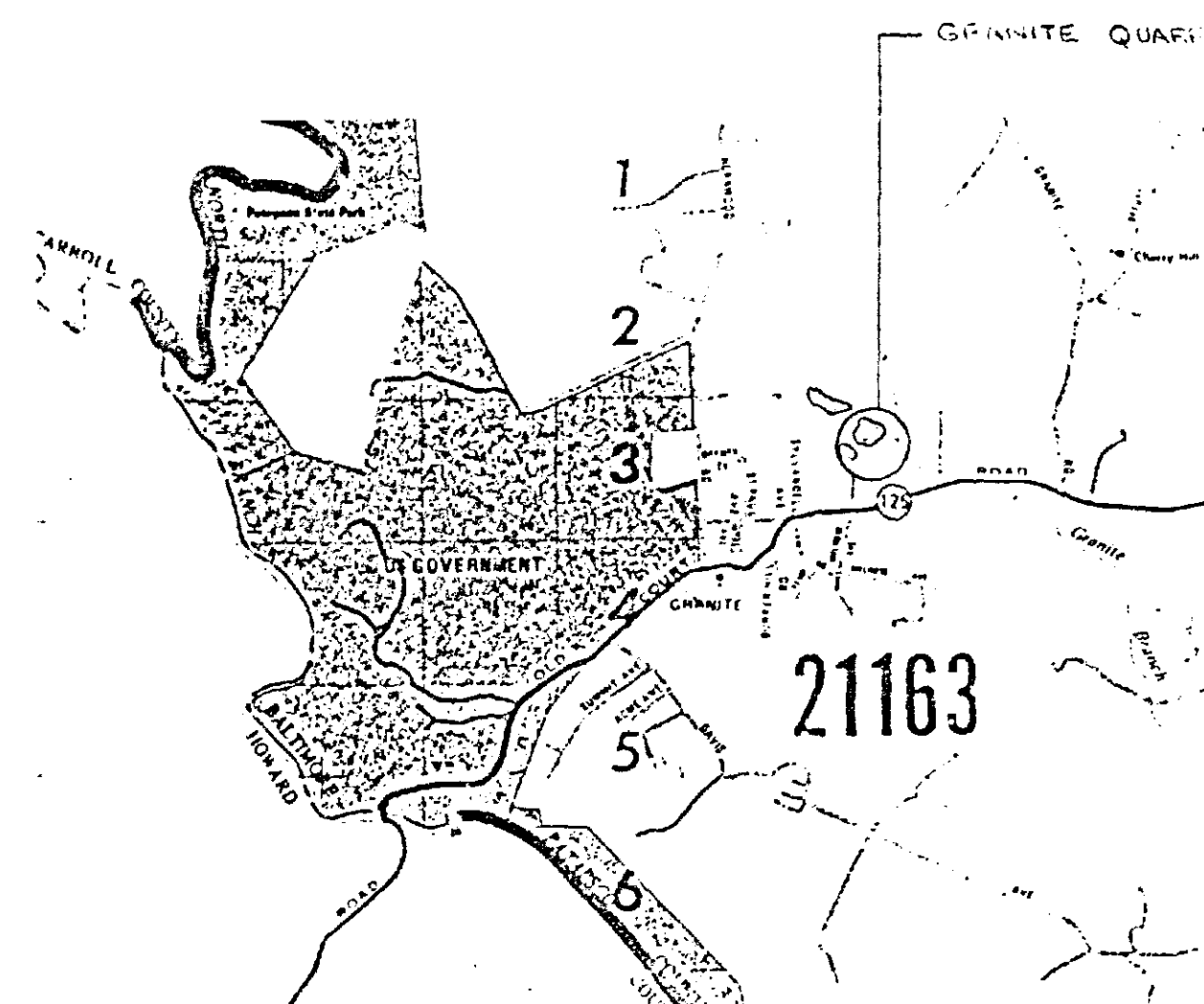
PETITIONER'S EXHIBIT 6

THIS PLANS HAVE BEEN PREPARED BY ME OR UNDER MY
CLOSE PERSONAL SUPERVISION AND TO THE BEST OF MY
KNOWLEDGE AND BELIEF THEY COMPLY WITH ALL COUNTY
PLANNING DEPARTMENTS. I AM NOT CURRENTLY REGISTERED
AS AN ENGINEER.

DATE: 1/10/88
FACILITIES ENGINEERING DEPARTMENT



#72



REV	BY	DESCRIPTION	DATE
1	RES	Added Drainage Pipes, Relocate Front Gate	3-3-88
DESIGNED BY:	C. Jacani	FACILITIES ENGINEERING	
DRAWN BY:	R.E. Smith	AERO & NAVAL SYSTEMS	
APPROVED BY:		SITE PLAN	
SCALE:	Noted	UNDERWATER ACOUSTICAL TESTING FACILITY - GRANITE, MD.	
DATE:	1-7-88	DRAWING NO. PE 88-005	SHEET 12 OF 2

SONAR-TESTING FACILITY GRANITE QUARRY

